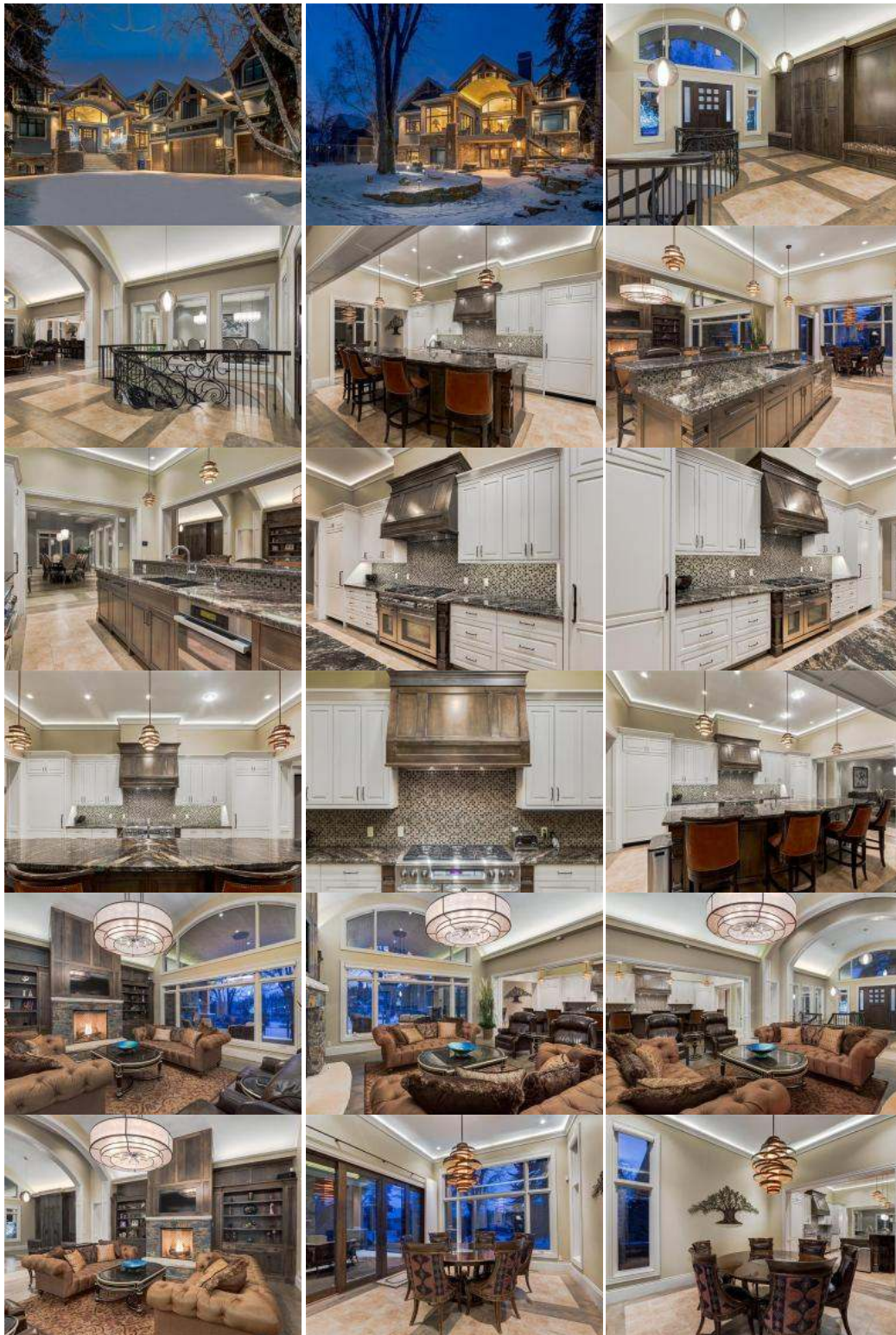
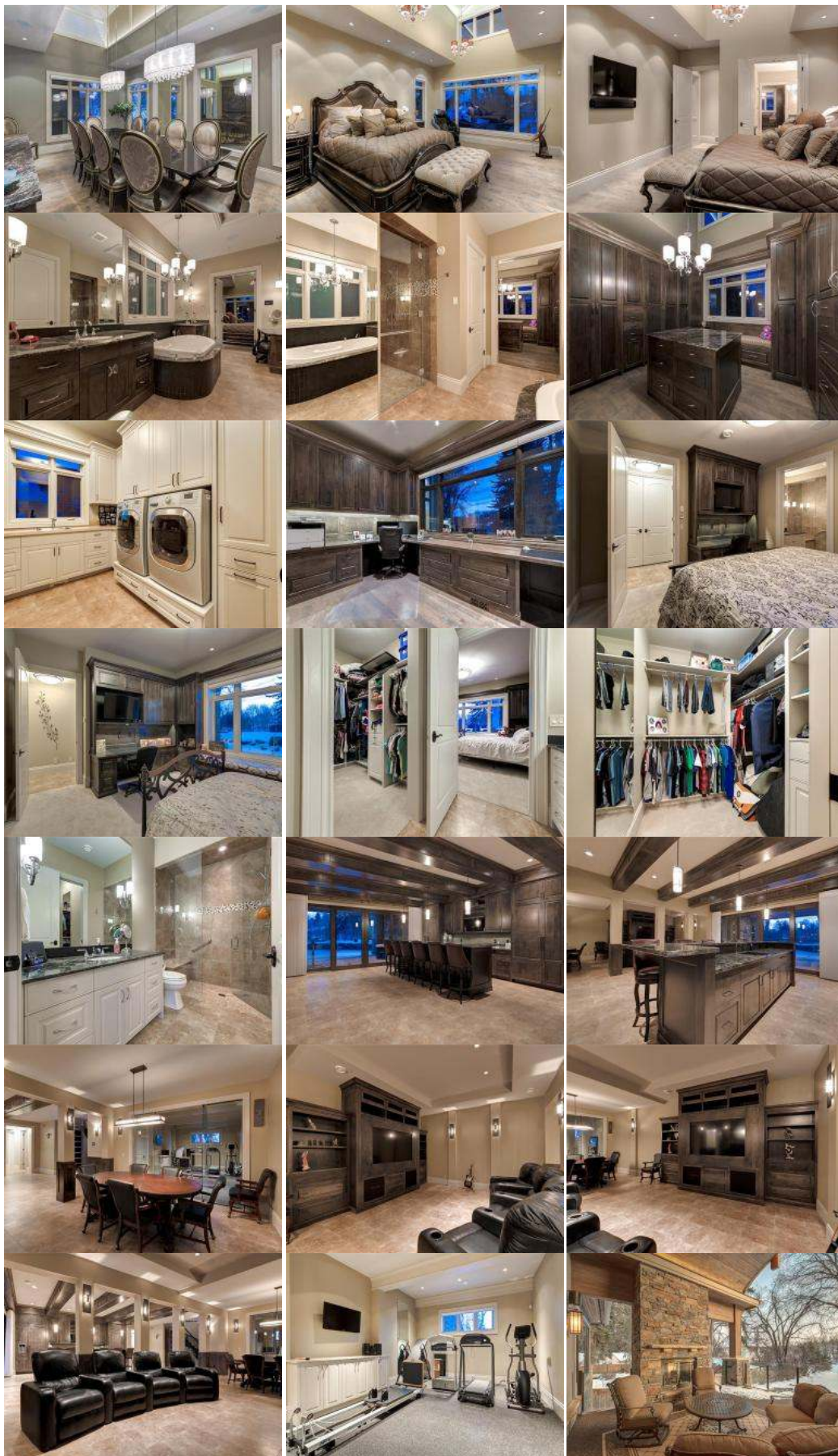




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611 SIFTON BV SW, Elbow Park_Glencoe, Calgary, Alberta T2T2K8

\$6,999,000

Listing ID: C3652931

1 + 3  6 

Property Type

Single Family

Building Type

House

Storeys

1.5

Neighbourhood Name

Elbow Park_Glencoe

Title

Freehold

Land Size

W:22.8600m D:85.9800m Shape:REC

Built In

2012

Parking Type

Attached garage (4)

Show measurements in Imperial

Description

Welcome to prestigious Elbow Park & experience this incomparable bungalow. This custom built energy efficient home by McKinley Master Custom Homes boasts over 6900 sqft of luxury living & is handicap accessible. This fully developed walkout borders the Elbow River providing unparalleled outdoor living & stunning views. The grand entry is complimented with barreled ceilings and in-lay floors. The main floor offers an open floor plan with extensive custom mill work featuring a Master suite with an impressive walk-in dressing room & 7 piece ensuite as well as formal dining room ideal for entertaining & a large, sunny breakfast nook. The lower level showcases a media area, poker room, wet bar, exercise area & 3 more bedrooms complete with ensuites. The massive 4-car garage will easily accommodate lifts and has elevator access. The yard is professionally landscaped with multiple patio areas & expansive decks with fireplaces to enjoy evenings by the river.

Details

Amenities Nearby

Shopping, Schools, Park, Playground

Features

Low maintenance yard, Handicap access, No back lane, Park/reserve, Elevator, No Smoking Home, Swirlpool bath (Jacuzzi)

Parking Type

Attached garage (4)

Structures

Deck

View

River view

Building

Basement Features Walk out	Basement Type Full (Finished)	Bathrooms (Partial) 2
Bathrooms (Total) 6	Bedrooms - Above Grade 1	Bedrooms - Below Grade 3
Cooling Central air conditioning, Fully air conditioned	Exterior Finish Stone, Wood	Fire Protection Alarm system
Fireplace 3	Floor Space 4049 sqft	Heating Type Forced air
Style Detached		

Rooms

Level	Type	Dimensions
Upper Level	Loft	7.30 m x 4.57 m
	Bonus Room	4.57 m x 4.57 m
Lower level	Bedroom	4.00 m x 3.86 m
	Bedroom	4.11 m x 4.47 m
	Bedroom	4.47 m x 3.96 m
	Games room	6.40 m x 2.40 m
	Media	4.82 m x 4.44 m
Main level	Master bedroom	5.69 m x 4.26 m
	Kitchen	6.09 m x 4.26 m
	Dining room	6.47 m x 4.10 m
	Laundry room	3.09 m x 3.40 m
	Great Room	6.09 m x 6.09 m
	Breakfast	4.57 m x 4.42 m
	Den	4.57 m x 4.57 m

Land

Landscape Features Landscaped

Walk Score®

Walk Score®:
Car-Dependent

40



Mark Evernden
Associate

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Patti Reid
Associate

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Data provided by : Calgary Real Estate Board

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